



Sunrise Manor Town Advisory Board

Location: Hollywood Recreation Center
1650 S. Hollywood, Las Vegas, NV. 89142

MINUTES for Thursday March 31, 2016

MEMBERS PRESENT:

Michael Dias, Chair
Danielle Walliser, Vice-Chair
Russell Collins, Member
Jocelyn Torres, Member
Jill Leiva, Secretary

23 in audience
Bob Klein, planning
Chris Due, Liaison(excused)
Tamara Williams, Liaison
Janice Ridondo, Liaison(excused)
Kelly Benavidez, Liaison(excused)

I. CALL TO ORDER

- A. This meeting has been properly noticed and posted in conformance with the Nevada Open Meeting Law at the following locations:
Hollywood Recreation Center 1650 S. Hollywood Blvd, LV, NV 89142
Bob Price Recreation Center, 2050 Bonnie Lane, Las Vegas, NV 89156
Parkdale Community Center, 3200 Ferndale, Las Vegas, NV 89121
Sunrise Library, 5400 Harris Avenue, Las Vegas, NV 89110
- B. **Pledge of Allegiance**
The Chair called the meeting to order at 6:30 p.m. and led the room in the Pledge of Allegiance.
- C. **All items on Agenda are considered Action Items unless otherwise noted**
- D. **Introduction of Board Members**
- E. **Chair asked everyone present to please silence all cell phones & electronic devices**

II. ORGANIZATIONAL ITEMS

- A. Tonight's agenda was unanimously Motioned by Mr. Dias.
- B. Minutes for Meeting March 10, 2016 were approved by Mr. Collins

III. STAFF REPORTS:

Mr. Collins advised the board that the April Utility Advisory Board meeting is postponed & that He has the minutes to the last two meetings.

IV. DISCUSSION ITEMS:

None at this time

V. COMMENTS BY THE GENERAL PUBLIC:

None at this time.

VI. PLANNING AND ZONING ITEMS:

04/06/16 BCC

1 VS-0102-16 – LAS VEGAS GOWAN, LLC, ET AL:

VACATE AND ABANDON a portion of right-of-way being Gowan Road located between Walnut Road and Lincoln Road, and a portion of right-of-way being Walnut Road located between Gowan Road and Las Vegas Boulevard North within Sunrise Manor (description on file). LW/pb/ml (For possible action)

Ken Krater Presentation

**MR. DIAS MOTIONED TO APPROVE THIS APPLICATION PER STAFF RECOMMENDATIONS.
MOTION CARRIED UNANIMOUSLY.**

2. ZC-0101-16 – LAS VEGAS GOWAN, LLC, ET AL:

ZONE CHANGE to reclassify 12.4 acres from R-E (Rural Estates Residential) (AE-70 & AE-75) (APZ-2) Zone and H-2 (General Highway Frontage) (AE-70 & AE-75) (APZ-2) Zone to M-D (Designed Manufacturing) (AE-70 & AE-75) (APZ-2) Zone.

DESIGN REVIEW for a distribution center on 36.3 acres in an M-D (Designed Manufacturing) (AE-70 & AE-75) (APZ-2) Zone. Generally located on the east side of Walnut Road and the south side of Gowan Road

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Chris Giunchigliani * Lawrence Weekly * Mary Beth Scow * Susan Brager
Don Burnette, County Manager



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within Sunrise Manor (description on file). LW/pb/ml (For possible action)

Ken Krater Presentation

MR. COLLINS MOTIONED TO APPROVE THIS APPLICATION PER STAFF RECOMMENDATIONS
.MOTION CARRIED UNANIMOUSLY.

04/19/16 PC

3. **UC-0424-13 (AR-0022-16) – ALMANZA, ARMANDO & REBECA, ET AL:**

USE PERMIT SECOND APPLICATION FOR REVIEW for the following; 1) increase the number of large agricultural animals (horses); 2) increase the area of an accessory agricultural building (horse stables); and 3) allow the cumulative square footage of accessory agricultural buildings to exceed the footprint of the main dwelling on 0.7 acres in an R-E (Rural Estates Residential) Zone. Generally located on the west side of Christy Lane, 580 feet north of Washington Avenue within Sunrise Manor. LW/tk/ml (For possible action)

Armando Almanza Presentation

MR. DIAS MOTIONED TO APPROVE THIS APPLICATION PER STAFF RECOMMENDATIONS & A
2 YEAR REVIEW AS A PUBLIC HEARING. MOTION CARRIED UNANIMOUSLY.

4. **UC-0133-16 – NIBAN PROPERTIES, INC:**

USE PERMIT to allow a proposed secondhand sales business (electronic equipment sales and service) within an existing retail center on 1.9 acres in a C-1 (Local Business) Zone. Generally located on the south side of Sahara Avenue, 500 feet east of Nellis Boulevard within Sunrise Manor. CG/mk/ml (For possible action)

Javier Sanchez Presentation

MR. DIAS MOTIONED TO APPROVE THIS APPLICATION PER STAFF RECOMMENDATIONS.
MOTION CARRIED UNANIMOUSLY.

5. **UC-0150-16 – CARREON, JUAN CARLOS :**

USE PERMIT for vehicle (automobile) sales in conjunction with an existing retail building on 0.2 acres in a C-1 (Local Business) Zone in MUD-3 Overlay District. Generally located on the northwest corner of Charleston Boulevard and 28th Street within Sunrise Manor. LW/mk/ml (For possible action)

Gabriel Profir Presentation

MR. DIAS MOTIONED TO APPROVE THIS APPLICATION PER STAFF RECOMMENDATIONS & A
3 YEAR PUBLIC REVIEW. MOTION CARRIED UNANIMOUSLY.

04/20/16 BCC

6. **DR-0153-16 – KW LOAN PTNRS II PARAMOUNT, LLC:**

DESIGN REVIEW for a proposed distribution center on 20.7 acres in an M-D (Designed Manufacturing) (AE-70 & AE-75) Zone. Generally located on the northeast corner of Walnut Road and Alto Avenue within Sunrise Manor. LW/dg/ml (For possible action)

Robert Cunningham Presentation

MR. DIAS MOTIONED TO APPROVE THIS APPLICATION PER STAFF RECOMMENDATIONS.
MOTION CARRIED UNANIMOUSLY.

7. **TM-0031-16 - KW LOAN PTNRS II PARAMOUNT, LLC:**

TENTATIVE MAP for an industrial subdivision on 20.7 acres in an M-D (Designed Manufacturing) (AE-70 & AE-75) Zone. Generally located on the northeast corner of Walnut Road and Alto Avenue within Sunrise Manor. LW/dg/ml (For possible action)

Robert Cunningham Presentation

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MOTION CARRIED UNANIMOUSLY.

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8. **ZC-0118-16 – GOUGH, JOHN & ANGELA, ET AL:**

ZONE CHANGE to reclassify 2.3 acres from H-2 (General Highway Frontage) Zone and R-4 (Multiple Family Residential - High Density) Zone to C-2 (General Commercial) Zone for a future commercial development in the MUD-3 Overlay District. Generally located on the northeast side of Fremont Street, 1,200 feet northwest of Mojave Road within Sunrise Manor (description on file). CG/dg/ml (For possible action)

John Gough & Robert Dickren Presentation

MR. DIAS MOTIONED TO APPROVE THIS APPLICATION PER STAFF RECOMMENDATIONS.

MOTION CARRIED UNANIMOUSLY.

VI CORRESPONDENCE: None at this time.

VII. PUBLIC COMMENT/COMMUNITY CONCERNS:

Ms. Walliser commented that sometimes it's hard to make a decision on the items that come before the Board. For example the limit of horses allowed: the horses are allowed in the RE zone however there is no Open areas to ride them anymore.

SET NEXT MEETING DATE: The next meeting scheduled for Thursday, April 14, 2016 (~Same place, Same time, unless otherwise posted).

VIII. ADJOURNMENT: Meeting adjourned at approximately 8:10PM ~MIKE DIAS

Draft meeting minutes to be approved at next regularly scheduled meeting of the Sunrise Manor TAB. Any corrections will be identified in the meeting minutes on 4/14/16

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